

**IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON  
FOR THE COUNTY OF KING**

**CITY OF RENTON**, a municipality  
organized and existing under the laws  
of the State of Washington,

Petitioner/Condemnor,

**NO. 11-2-17342-9 KNT**

vs.

**SUMMONS (60 Days)  
(RCW 8.12.070 and RCW 4.28.120)**

**S. Properties, L.L.C.**, a Washington limited liability company; **Vicki M. Diambri**, as her separate estate; **Pacific Northwest Title Company of Washington, Inc.**, Trustee; **Sterling Savings Bank**, a Washington state chartered bank, Beneficiary; **Chicago Title Insurance Company**, Trustee; **Nissan Motor Acceptance Corporation**, a California corporation, Beneficiary; **Reconveyance Professionals, Inc.**, Trustee; **Fortune Bank**, Beneficiary; **Puget Sound Energy, Inc.**, a Washington corporation; **Qwest Corporation**, a Colorado corporation; **AT&T Communications of California, Inc.**; **D & C Investments, L.L.C.**, a Washington limited liability company; **PRLAP, Inc.**, Trustee; **Bank of America, N.A.**, Beneficiary; **The Seven Motor Corporation**, a Washington corporation, Lessee; **SFP-A Limited Partnership**, an Oregon limited partnership; **Les Schwab Tire Centers of Washington, Inc.**, a Washington corporation; **Keith T. Harnish** and **Colleen J. Harnish**, husband and wife; **Washington Mortgage Servicing Corporation**, Trustee; **Key Bank**, Beneficiary; **Ticor Title Insurance Company of California**, a California corporation, Trustee; **Ford Leasing Development Company, L.L.C.**, Lessee; **Richard Wolf**, **Mark Wolf**, **Lorraine Wolf**, and **Claudette Krause**, as tenants in common; **Bob Bridge, Inc.**, a Washington corporation; **The Centioli Family, L.L.C.**, a Washington limited liability company;

**DSB Investments, L.L.C.**, a Washington limited liability company; **Zafero Properties, L.L.C.**, a Washington limited liability Company; **First American Title Insurance Company**, Trustee; **Tosco Marketing Company**, a division of Tosco Corporation; **Priyana, Inc.**, a Washington corporation; **Devendra P. Malik and Prabha Malik**, a marital community; **Taco Bell of America, Inc.**, a Delaware corporation; **Northwestern Restaurants, Inc.**, a Washington corporation; **Chicago Title Insurance Company**, Trustee; **Cascade Bank**, Beneficiary; **Fidelity National Title Insurance Company of Washington**, Trustee; **Bank of America, N.A.**, Beneficiary; **The Jessie Macris Trust**, Fred Schoen, Trustee; **Macris Testamentary Trust**, Fred Schoen, Trustee; **Richard M. Snyder and Jeanne C. Snyder**, husband and wife, and **Dale Walker and Cheryl Walker**, husband and wife; **S & W Partnership**; **Wells Fargo Bank, N.A.**, Beneficiary; **Carmine Ruggiero and Carmela Ruggiero**, husband and wife; **Tyee Cedar & Lumber Co.**, a Washington corporation; **The Carney Investment Group, L.P.**, a Washington limited partnership; **Wendco NW Limited**; **Wendy's/Arby's Group**; **Greenwell/Renton, L.L.C.**, a Washington limited liability company; **Municipality of Metropolitan Seattle (METRO)**; **Stewart Title Company**, Trustee; **Equitable Life Insurance Company, a/k/a ING American Insurance Holding Group**, Beneficiary; **Lanphere Enterprises of Washington, Inc.**, a Washington corporation; **Beaverton Motorcycles, Inc.**; **Bonnell Family, L.L.C.**, a Washington limited liability company; **DRM Properties, L.L.C.**, a Washington limited liability company; **Principal Mutual Life Insurance Company**, an Iowa corporation, Beneficiary; **Wal-Mart Stores, Inc.**, a Delaware corporation; **Tesoro Corporation**; **Tesoro Sierra Properties, L.L.C.**, a Delaware limited liability company; **Pierotti, L.L.C.**, a Washington limited liability company; **Seattle Super Supplements, Inc.**, a Washington

corporation; **Tinh Van Nguyen**, sole proprietor; **Curran Properties, L.P.**, a Washington limited partnership; **Car Wash Enterprises, Inc.**, a Washington corporation; **CARS-DB4, L.P.**, a Delaware limited partnership; **Lithia Real Estate, Inc.**, an Oregon corporation; **Car Lit WA, L.L.C.**, a Delaware limited liability company; **Chrysler Realty Group, L.L.C.**, a Delaware limited liability company; **MBIA Insurance Corporation**; **Citibank, N.A.**; **Foodmaker, Inc.**, a Delaware corporation; **Jack in the Box, Inc.**, a Delaware corporation; **CRC-I Limited Partnership**, a Massachusetts limited Partnership; **Northwest Food Management Group, Inc.**, a Washington corporation; **Waltrust Properties, Inc.**, a Delaware corporation; **Burlington Resources Oil & Gas Company, L.P.**; **Dorothy M. Meyer, as Trustee of the Eugene R. Meyer Testamentary Trust** and **Meyer Family Properties, L.L.C.**, a Washington limited liability company; **Banner Bank**; **Eastside International Subways, L.L.C.**, a Washington limited liability company; **Pacific Investing & Development, L.L.C.**, a Washington limited liability company; **Hillis Clark Martin & Peterson**, as Trustee; **Transmission Experts, Inc.**, a Washington corporation; **Harman Management Corporation**, a California corporation; and **Harnish Family Partnership, L.P.**, a Washington limited partnership.

Defendants/Condemnees.

**THE STATE OF WASHINGTON TO THE DEFENDANT(s) /CONDEMNEE(s):**

**SFP-A LIMITED PARTNERSHIP**, an Oregon limited partnership; **KEITH T. HARNISH AND COLLEEN J. HARNISH**, husband and wife; **LORRAINE WOLF**; **PIONEER NATIONAL TITLE INSURANCE COMPANY**; **FIRST AMERICAN TITLE INSURANCE COMPANY**, Trustee; **TOSCO MARKETING CO.**, a division of **Tosco Corporation**, a Nevada corporation, Beneficiary; **DEVENDRA P. MALIK** and

**PRABHA MALIK, a marital community; CHICAGO TITLE INSURANCE CO., Trustee; FIDELITY NATIONAL TITLE INSURANCE COMPANY, Trustee; THE CARNEY INVESTMENT GROUP, L.P.; STEWART TITLE COMPANY, Trustee; EQUITABLE LIFE INSURANCE COMPANY, an Iowa corporation; ING AMERICAN INSURANCE, Holding Group; PRINCIPAL MUTUAL LIFE INSURANCE COMPANY, an Iowa corporation, Beneficiary; USA PETROLEUM CORPORATION; CITIBANK, N.A.; CRC-I L.P., a Massachusetts limited partnership; CRC-CORP; NISSAN MOTOR ACCEPTANCE CORPORATION; QWEST CORPORATION; AT&T COMMUNICATIONS OF CALIFORNIA, INC.; KEY BANK; TICOR TITLE INSURANCE COMPANY OF CALIFORNIA, INC.; WELLS FARGO BANK, N.A.; WENDCO NW LIMITED; BEAVERTON MOTORCYCLES, INC.; CAR LIT WA, a Delaware limited liability company; MBIA INSURANCE CORPORATION; FOODMAKER, INC.; WALTRUST PROPERTIES, INC.; UNKNOWN OWNERS; AND UNKNOWN OTHER PARTIES IN INTEREST.**

**YOU ARE HEREBY SUMMONED TO APPEAR** within sixty (60) days after the date of the first publication of this summons, to wit, within sixty (60) days after the 20<sup>th</sup> day of May, 2011, and defend the above entitled action in the above entitled court, and answer the complaint/petition of the petitioner/condemnor, CITY OF RENTON, and serve a copy of your answer upon the undersigned attorney(s) for petitioner/condemnor, CITY OF RENTON, at his/her office below stated; and in case of your failure so to do, judgment will be rendered against you according to the demand of the complaint/petition, which has been filed with the Clerk of said court. The object of this condemnation action is to acquire lots, parcels of land and property by the CITY OF

RENTON through eminent domain in connection with roadway improvements to Rainier Avenue South (SR 167) between South Grady Way and South 2<sup>nd</sup> Street, in the City of Renton, Washington. A description of the property to be condemned is in Exhibit B and Sub-Exhibits B-1 through B-37 attached to the Petition for Condemnation within Exhibit A (Ordinance No. 5599), a copy of which has been filed with the Clerk of the King County Superior Court. The CITY OF RENTON is seeking an Order Adjudicating Public Use and Necessity from the court and that just compensation for the taking of the lots, parcels of land and property be determined by a jury, unless a jury is waived. A copy of the court's case schedule is also on file with the Clerk of the court.

If you wish to seek the advice of an attorney in this matter, you should do so promptly so that your written response, if any, may be served on time.

DATED this 20th day of May, 2011.

LAWRENCE J. WARREN,  
Renton City Attorney

By: Mark Barber, WSBA No. 8379  
Senior Assistant City Attorney,  
City of Renton, Petitioner/Condemnor  
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May 20, 2011

May 27, 2011

June 3, 2011

June 10, 2011

June 17, 2011

June 24, 2011